



ABEJA DISTRICT
TOWER III

PODIUM & TOWER UNITS

THREE BEDROOM

MODEL	BATH	SIZE (SQ FT.)	AVAILABLE FLOORS	BALCONY (SQ FT.)	VIEW	STARTING PRICE (INCLUDING HST)	PRICE/SQ. FT
Tipo 74	2	1050	3 & 4	45 or 46	NE	\$ 1,025,499	\$ 976
Tipo 75-A	2	1180	3	262 T	SE	\$ 1,163,499	\$ 986
Tipo 75-B	2	1180	4 & 5	98 or 108	SE	\$ 1,150,499	\$ 975
Tipo 49	2	1180	30	47 & 51	SE	\$ 1,168,499	\$ 990
Tipo 51	2	1220	30	49 & 56	S	\$ 1,202,999	\$ 986
Tipo 52	2	1270	30	45 & 45	NW	\$ 1,248,999	\$ 983
Tipo 53	2	1420	30	63 or 53	SW	\$ 1,386,249	\$ 976

-- Block Premiums Apply, See Sales Representative for Details --

WAITLIST PARKING ONLY

SQ FOOTAGE VARIES

WAITLIST LOCKERS FOR ALL UNITS

T – Units with Terraces JB – Juliette Balconies

Deposit Structure	\$5,000 on Signing Balance to 5% in 30 Days, 5% in 90 Days, 5% in 180 Days, 5% in 360 Days		
Tentative Occupancy:	April 2023	Property Taxes:	Approximately 1%
Pet Friendly:	YES!	Parking	\$55,000
Maintenance Fees:	Approximately \$0.60 per sq. ft. (water and electricity metered separately.) Parking maintenance is approx. \$49.91/month Locker maintenance is approx. \$16.39/month		
Building Features	Abeja District is a brand new live/work community in Vaughan that is bringing unity to the unique. A collection of towers surrounding an innovative greenspace known as Verde at Abeja District, this master planned community is poised to bring a vibrancy to Vaughan that has never been seen before. Designed by award-winning architect firm Quadrangle and developed by trusted builder Cortel Group. The Lobby features 24-hour concierge. Residents can enjoy BBQ terraces, the fully equipped Wellness Centre (with Infrared Sauna and Plunge Pool), stay strong in the Fitness Centre, find calm in the Zen Room, chill with friends in the Screening Room, get creative in the Artist Studio, party in the Lounge, or work remotely from the Open Concept Workspace.		
Suite Features	Each beautifully finished suite will feature approximately 9 ft., smooth white ceilings in all areas and chic laminate floors in living areas and bedrooms. Contemporary kitchens contain stone countertops, undermount stainless steel sinks and tile backsplashes. All suites come with the following appliances: fridge, dishwasher, stove, and energy efficient washer/dryer.		

Please make cheques payable to: LOOPSTRA NIXON LLP IN TRUST